



MONTCLAIR PROPERTY OWNERS ASSOCIATION, INC.

Board of Directors Meeting

March 13, 2024 at 6:30 P.M.

**Hybrid Meeting – Virtual on Zoom, In-Person at MPOA Conference Room
3561 Waterway Drive, Montclair, VA 22025**

AGENDA

- I. Call to Order**
- II. Pledge of Allegiance**
- III. Signage Ad-Hoc Committee Presentation**
- IV. Speakers Time – Homeowner’s Forum**
*Two Minutes Per Speaker**
- V. Move to Recess and Convene in Executive (Closed) Session**

Motion: Mister President, I move that this meeting be recessed and the Board of Directors immediately reconvene in executive session to consider (i) personnel matters; (ii) consult with legal counsel; (iii) discuss and consider contracts, pending or probable litigation, and matters involving violations of the declaration or rules and regulations adopted pursuant to such declaration for which a member or his family members, tenants, guests, or other invitees are responsible; or (iv) discuss and consider the personal liability of members to the association, as provided for in Section 55.1-1816C of the Virginia Property Owners Association Act. *

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| TAB 1 | <ol style="list-style-type: none">III. Executive Session (Closed)<ol style="list-style-type: none">a. Violation Hearings for Non-Respondent Homeownersb. Legal Waiver Requestc. FAB Waiversd. Read FileIV. Reconvene Open SessionVII. Consent AgendaVIII. Set Agenda for Open Meeting |
| TAB 2 | <ol style="list-style-type: none">IX. Board Ratifications of Executive Session Items<ol style="list-style-type: none">a. Violation Hearings for Non-Respondent Homeownersb. Legal Waiver Requestc. FAB Waiver Requests |

TAB 3 X. **Review and Approve Prior Meeting Minutes**
Minutes from February 14, 2024 BOD Meeting and February 28,, 2024 Special BOD Meeting

TAB 4 XI. **Unfinished Business**
 a. Five Year Plan

TAB 5 XII. **New Business**
 b. Bander Smith Contract for Dam Repairs
TAB 6 c. FirstService Management Agreement Amendment – Exhibit B
TAB 7 d. Replacement of Postage Machine
TAB 8 e. Board of Directors Code of Conduct
TAB 9 f. Events Liability Waiver
TAB 10 g. Memorial Day Event Change
TAB 11 h. Transfer of Equity
TAB 12 i. Van Buren Extension
TAB 13 j. Dolphin Beach Bike Racks
TAB 14 k. Playground Mulch Refresh
TAB 15 l. Trash Can Replacements

TAB 16 XIII. **Manager’s Report**

TAB 17 XIV. **Officer’s Report**
 a. President
 b. Vice President
 c. Treasurer - Financial Report
 d. Secretary

XV. **Director’s Comments**

XVI. **Scheduled Meetings**
Board of Directors meetings are on the second Wednesday of each month via Zoom.
**** Please have all agenda items submitted by 5:00 p.m. on Monday the week before the meeting. ****

XVII. **Adjournment**

President may limit duplicate comments on same issue.
Prepared By: Steven Levin - General Manager and Brian Proctor - President
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